This instrument was prepared by:
FOREMAN WATSON LAND TITLE
101 SE Parkway Court, Ste 220
Franklin, TN 37064
TNN-22-0235

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, is $515,000.00

Karen Johnson Davidson County
Batch# 907941 DEEDWARR
08/25/2022 09:33:32 AM 3 pgs
Fees: $18.00 Taxes: $1,905.50
20220825-0095891

Sworn to and subscribed before me this 23 day of August, 2022.

KATIE LEE RICE
STATE OF TENNESSEE
NOTARY PUBLIC
MAURY COUNTY

Affiant
Katie Rice
Notary Public
My Commission Expires: 7/28/25

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Robert Rome, et ux 1710 Championship Blvd Franklin TN 37064	New Owner	072-15-0W-020.00-CO

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Alexandra Jones, an unmarried woman,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Robert Rome and Denise Rome, husband and wife,** hereinafter called the Grantees, her heirs and/or assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit 20, on the Plan of Porter Village, a Horizontal Property Regime with Private Elements, as established by Declaration of Covenants, Conditions and Restrictions , as shown on plat of record in Instrument No. 20151231-0131447, amended in Instrument No. 20160107-0001762 in the Register's Office for Davidson, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Alexandra Jones, a single woman by Warranty deed from Porter Village Partners, GP, a Tennessee general partnership of record in Instrument No. 20171006-0102908 Register's Office for Davidson County, Tennessee, dated October 04, 2017 and recorded on October 06, 2017.

This is unimproved property known as 220 Porter Village Circle, Nashville, TN 37205

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record. Current year taxes are to be paid by ____Grantor __X__ Grantee.

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, her heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the plural shall include the singular, the singular the plural, and the use of any gender is applicable to all genders.

WITNESS my hand, this 20 day of August, 2022.

Alexandra Jones

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, Alexandra Jones, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that [s]he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this _____ day of August, 2022.

SEE ATTACHED CERTIFICATE

_____
Notary Public
My Commission Expires:

CALIFORNIA ACKNOWLEDGMENT CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of LOS ANGELES }

On AUGUST 20, 2022 before me, LISA PILLSBURY LORD, NOTARY PUBLIC
Date *Here Insert Name and Title of the Officer*

personally appeared ALEXANDRA JONES
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

LISA PILLSBURY LORD
Notary Public - California
Los Angeles County
Commission # 2404287
My Comm. Expires Jun 10, 2026

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: WARRANTY DEED

Document Date: AUGUST 20, 2022 Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____	Signer's Name: _____
☐ Corporate Officer – Title(s): _____	☐ Corporate Officer – Title(s): _____
☐ Partner – ☐ Limited ☐ General	☐ Partner – ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator	☐ Trustee ☐ Guardian or Conservator
☐ Other: _____	☐ Other: _____
Signer is Representing: _____	Signer is Representing: _____

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